



CITY OF LODI

COUNCIL COMMUNICATION

AGENDA TITLE: Termination of Public Safety Building Expansion Project Design Services Contract

MEETING DATE: June 17, 1998

PREPARED BY: Public Works Director

RECOMMENDED ACTION: That the City Council approve the termination of the Public Safety Building Expansion Project Design Services Contract with EKONA Architecture + Planning.

BACKGROUND INFORMATION: On January 7, 1998, City Council authorized the hiring of EKONA Architecture + Planning to prepare the plans and specifications for the Public Safety Building remodel. The cost was \$282,000 including reimbursable expenses. Work on the project started shortly thereafter and a project kick-off meeting was held on February 17 at which time a schedule was presented by EKONA. Since then, staff feels the project is on the wrong track and has suspended work on the project.

The difficulties involve the scope of work on the project. The Public Safety Building Master Plan prepared by EKONA identified many deficiencies with the building. While it was clear that the proposed project was not going to solve the space needs of the Police Department, it was not clear that the majority of the Code deficiencies were not included in the architect's scope of work. These include ADA and Building Code requirements for restrooms, access, Court HVAC and lobby upgrade, and various plumbing and mechanical items. These issues, along with the longer-range issue of the Fire station location should be addressed before we spend millions of dollars on remodeling the building.

The exact cost of terminating the contract is not known at this time. The City has paid about \$20,000 to date and we have a bill for an additional \$17,000 through May 6, when work was suspended. The actual final amount will have to be negotiated between the parties. While this may seem to be an unacceptable expense, the amount, even the maximum, is small compared to the potential cost of the project; particularly for yet unforeseen items or additional costs to do the right thing on the items we already know about.

FUNDING: Per previous Council action.

Richard C. Prima, Jr.
Public Works Director

RCP/lm

cc: Fleet and Facilities Manager
Construction Manager
Police Chief
Fire Chief
EKONA Architecture + Planning

APPROVED: _____

H. Dixon Flynn -- City Manager